

WAYNE COUNTY BAR ASSOCIATION

OFFICIAL LEGAL JOURNAL

OF WAYNE COUNTY, PA



April 5, 2019
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Honesdale, PA



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Court of Common Pleas 22nd Judicial District:

The Hon. Janine Edwards
President Judge

The Legal Journal of Wayne County contains decisions of the Wayne County Court, legal notices, advertisements & other matters of legal interest. It is published every Friday by the Wayne County Bar Association.

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The Official Legal Publication of Wayne County, Pennsylvania



Legal Journal of Wayne County

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Cover: The Wayne County Courthouse, situated opposite Honesdale's Central Park, was built from 1876 to 1880 at a cost of \$130,000 and is an example of the Second Empire style popular at the time.

The Legal Journal of Wayne County is published and produced by the Wayne County Bar Association and Bailey Design and Advertising.

By requirement of Law and Order of Court the *Legal Journal of Wayne County* is made the medium for the publication of all Legal Advertisements required to be made in Wayne County, and contains all Notices of the Sheriff, Register, Clerk of the Courts, Prothonotary and all other Public Officers, Assignees, Administrators and Executors, Auditors, Examiners, Trustees, Insolvents, the formation and dissolution of Partnerships, affording indispensable protection against loss resulting from want of notice. It also contains the Trial and Argument Lists of all the Courts in Wayne County, and selected Opinions and Decisions of the Courts of Wayne County.

All legal notices must be submitted either via email or in typewritten form and are published exactly as submitted by the advertiser. *The Legal Journal* assumes no responsibility to edit, make spelling corrections, eliminate errors in grammar or make any changes in context. As pertains to all content in each issue, all efforts have been made to accurately publish the information provided by court sources, however Publisher and Wayne County Bar Association cannot be held liable for any typographical errors or errors in factual information contained therein.

Legal notices must be received before 10:00 AM on the Monday preceding publication or, in the event of a holiday, on the preceding Friday.

MESSAGE FROM THE
WAYNE COUNTY BAR ASSOCIATION



The Legal Journal of Wayne County is a comprehensive weekly guide containing legal decisions of the 22nd Judicial District encompassing civil actions filed; mortgages and deeds filed; legal notices; advertisements and other matters of legal interest. On behalf of the Wayne County Bar Association, we appreciate the opportunity to serve the legal community by providing a consolidated source of significant matters of legal importance.

PRICING & RATES

Notice Pricing

One time Insertions

Incorporation Notices	\$45
Fictitious Name Registration	\$45
Petition for Change of Name	\$45
Estate Notice (3-time insertion)	\$65
Orphans Court; Accounting on Estates (2-time insertion)	\$45

All other notices will be billed at \$1.90 per line. Minimum insertion fees apply. A fee of \$10 will be added to all legal notices for the Notarized Proof of Publication.

Subscription Rates

Per Year

Mailed Copy	\$100
Emailed Copy	Free

*Individual copies available for \$5 each
Subscription Year: March–February
Prorated subscriptions available*

WAYNE COUNTY OFFICIALS

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Raymond L. Hamill, *Senior Judge*

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Ronald J. Edwards
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Patricia Biondo

Raising the Bar



Wayne County Bar Association
922 Church Street, 2nd Floor
Honesdale, Pa 18431

Are you in need of clothing for that job interview?
Are you in need of clothing for the job you currently have?

The Wayne County Bar Association is excited to announce the opening of a Women's Clothing Closet.

Raising the Bar is a project started to support women in the community in need of professional clothing and accessories. All clothing is free to those in need.

Hours: Available Upon Request

ACCEPTING DONATIONS NOW!

For Information call the Wayne County Bar Association: (570) 253-9556 or go to
www.waynecountylawyers.org



PA LEGAL ADS



EXPERIENCE OUR FRESH, NEWLY REDESIGNED: PALEGALADS.ORG

PALEGALADS.ORG

Is the website for locating legal ads and public notices which have been officially published in county legal journals throughout Pennsylvania. Here you can also find information about the **Conference of County Legal Journals** - the statewide membership organization for legal journal publishers.



PALEGALADS.ORG

Allows users to search by keyword, county, and publication date.

Examples of ads and notices that can be found on the website include:

- Action to Quiet Title
- Articles of Amendment
- Audit List
- Bankruptcy Filings
- Certificate of Authority
- Change of Name Notice
- Dissolution
- Request for Proposals
- Estate Filings
- Trust Filings
- Fictitious Name
- Incorporations
- Organization
- Sheriff Sales
- Sunshine Act Meeting Notices
- Miscellaneous Notices
- Notice of Intent to Consider Adoption of Ordinances

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In existence for over 30 years, the **Conference of County Legal Journals (CCJ)** is the representative organization for the official Legal Journals of the Commonwealth of Pennsylvania.

LEGAL NOTICES

*IN THE COURT OF COMMON PLEAS OF WAYNE COUNTY
COMMONWEALTH OF PENNSYLVANIA*

ESTATE NOTICES

Notice is hereby given that, in the estate of the decedents set forth below, the Register of Wills, has granted letters testamentary or of administration to the persons named. All persons having claims or demands against said estates are requested to present the same without delay and all persons indebted to said estates are requested to make immediate payment to the executors or administrators or their attorneys named below.

ESTATE NOTICE

Estate of Parick J. Nolan, late of Dyberry Township, Wayne County Pennsylvania. Any person or persons having claim against or indebted to estate present same to: Robin L. Avery, 95 Weniger Hill Road, Honesdale, Pennsylvania 18431; Attorney for Estate: Stephen Jennings, Esquire, 303 Tenth Street, Honesdale, Pennsylvania, 18431.

4/5/2019 • 4/12/2019 • 4/19/2019

ESTATE NOTICE

NOTICE IS HEREBY GIVEN that Letters of Administration have been granted in the estate of RICHARD LIPNICKAS, late of Lake Ariel, PA. Date of death FEBRUARY 22, 2019. All persons indebted to the said estate are required to make payment and those having claims or demands to

present the same without delay to the Executor/Executrix, in care of Matthew L. Meagher, Esquire, 1018 Church Street, Honesdale, PA 18431.

4/5/2019 • 4/12/2019 • 4/19/2019

EXECUTRIX NOTICE

Estate of Mary B. Rockman AKA Mary Bernice Rockman
Late of Lake Township
EXECUTRIX
Mary Margarette Rockman
12 Ridgewood Terrace
Wayne, NJ 07470
ATTORNEY
Michael D. Walker, Esq.
PO Box 747
Hamlin, PA 18427

4/5/2019 • 4/12/2019 • 4/19/2019

ADMINISTRATRIX NOTICE

Estate of Lydia Hathaway AKA Lydia B. Hathaway
Late of Lake Township
ADMINISTRATRIX
Lisa K. Hale
1318 The Hideaway
Lake Ariel, PA 18436
ATTORNEY
John F. Spall
2573 Route 6
Hawley, PA 18428

4/5/2019 • 4/12/2019 • 4/19/2019

ADMINISTRATOR NOTICE

Estate of John F. Roesing
Late of Berlin Township
ADMINISTRATOR
George E. Martin
355 Beach Lake Highway, Bldg. C
Beach Lake, PA 18405
ATTORNEY
Ronald M. Bugaj, Esq.
308 9th St., PO Box 390
Honesdale, PA 18431

3/29/2019 • 4/5/2019 • 4/12/2019

EXECUTRIX NOTICE

Estate of June R. DeMauro AKA
June DeMauro
Late of Damascus Township
EXECUTRIX
Linda Jobmann
2325 Lowery Road
Huntingtown, MD 20639
ATTORNEY
Nicholas A. Barna
831 Court Street
Honesdale, PA 18431

3/29/2019 • 4/5/2019 • 4/12/2019

EXECUTOR'S NOTICE

ESTATE OF DORIS C.
ROSENER, a/k/a DORIS
ROSENER, late of Clinton
Township, Wayne County,
Pennsylvania. Any person or
persons having claim against or
indebted to the estate present same
to Ruth A. Swingle, 37 Haines
School Road, Honesdale, PA 18431
and Karen L. Bates, 30 Haines
School Road, Honesdale, PA
18431. Sally N. Rutherford, Esq.,

921 Court St., Honesdale, PA
18431, Attorney for the Estate.

3/29/2019 • 4/5/2019 • 4/12/2019

EXECUTRIX NOTICE

Estate of Rosa M. Dalesky AKA
Rosa Dalesky
Late of Honesdale Borough
EXECUTRIX
Joanne Frisbie
714 High Street
Honesdale, PA 18431
ATTORNEY
Nicholas A. Barna
831 Court Street
Honesdale, PA 18431

3/29/2019 • 4/5/2019 • 4/12/2019

EXECUTRIX NOTICE

Estate of Joan A. Mroz AKA Joan
Mroz
Late of Dreher Township
EXECUTRIX
Gail D. Mroz
1559 Kriebel Mill Road
Collegeville, PA 19426
ATTORNEY
Michael D. Walker, Esq.
PO Box 747
Hamlin, PA 18427

3/29/2019 • 4/5/2019 • 4/12/2019

ESTATE NOTICE

NOTICE IS HEREBY GIVEN,
that Letters of Administration have
been issued in the Estate of Ingrid
Wern-Pretty, a/k/a Ingrid W. Pretty,
a/k/a Ingrid Pretty, a/k/a Ingrid D.
Pretty, a/k/a Diane Pretty, who died

on December 31, 2018, late resident of Damascus Township, Wayne County, PA, to Kristin Hofer and Allyson Pretty-Hopkins, Co-Administrators of the Estate. All persons indebted to said Estate are required to make payment and those having claims or demands are to present the same without delay to Kristin Hofer and Allyson Pretty-Hopkins, Co-Administrators c/o The Law Offices of HOWELL & HOWELL, ATTN: ALFRED J. HOWELL, ESQUIRE, Attorney for the Estate, at 109 Ninth Street, Honesdale, PA 18431.

ALFRED J. HOWELL, ESQUIRE
ATTORNEY FOR THE ESTATE

3/29/2019 • 4/5/2019 • 4/12/2019

EXECUTOR NOTICE

Estate of Michael J. Gershey
Late of Lake Township
EXECUTOR
William J. Gershey
161 Chivers Road
Lake Ariel, PA 18436
ATTORNEY
Warren Schloesser, Esq.
214 Ninth Street
Honesdale, PA 18431

3/22/2019 • 3/29/2019 • 4/5/2019

EXECUTRIX NOTICE

Estate of Janet Lynn Barriger AKA Janet L. Barriger AKA Janet Barriger AKA Janet S. Barriger
Late of Honesdale Borough
CO-EXECUTRIX
Connie Petraitis

51 Old Salem Pike
Honesdale, PA 18431
CO-EXECUTRIX
Lynn Thompson
458 Dug Road
Honesdale, PA 18431
ATTORNEY
Nicholas A. Barna
831 Court Street
Honesdale, PA 18431

3/22/2019 • 3/29/2019 • 4/5/2019

ESTATE NOTICE

Estate of Donald Bernard Petti,
Deceased, late of Wayne County,
Pennsylvania.

Letters of Administration/
Testamentary on the above estate
have been granted to the
undersigned. All persons indebted
to the said estate are requested to
make payment and those having
claims should present the same
without delay to: Kathleen Petti,
Administrator/Executor, of Estate
of Donald Bernard Petti, or to the
Attorneys for the Estate, Levy,
Stieh, Gaughan & Baron, P.C., P.O.
Box D, Milford, PA 18337

3/22/2019 • 3/29/2019 • 4/5/2019

EXECUTOR NOTICE

Estate of Bernadette Mish Rucker
AKA Bernadette C. Rucker
Late of Lake Township
EXECUTOR
Carlton Rucker
425 Strawridge Road
Wallkill, NY 12589
ATTORNEY

Michael D. Walker, Esq.
PO Box 747
Hamlin, PA 18427

3/22/2019 • 3/29/2019 • 4/5/2019

OTHER NOTICES

NOTICE

IN THE COURT OF COMMON
PLEAS OF THE 22ND JUDICIAL
DISTRICT
COMMONWEALTH OF
PENNSYLVANIA
COUNTY OF WAYNE

No. 1 Civil 2019

ISABELLA NOBILSKI
Plaintiff

vs.

ATLAS HONESDALE, LLC
Defendant

***NOTICE TO DEFEND AND
CLAIM RIGHTS***

YOU HAVE BEEN SUED IN COURT. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after this complaint and Notice are served, by entering a written appearance personally or by attorney and filing in writing with the court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so, the case may proceed without you and the Court without further notice may enter a

judgment against you for any money claimed in the Complaint or for any other claim or relief requested by the Plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER OR CANNOT AFFORD ONE, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

NORTH PENN LEGAL
SERVICES, INC.
Wayne County Courthouse,
925 Court Street
Honesdale PA 18431
Tel.: (877) 515-7465;
Fax: (570) 754-8510

HOWELL & HOWELL

ALFRED G. HOWELL, ESQUIRE
Attorney for Plaintiff
109 9th St.
Honesdale PA 18431
Tel.: (570) 253-2520
Fax: (570)253-7896
Email: hhklaw@verizon.net

4/5/2019

**REGISTRATION OF
FICTITIOUS NAME**

NOTICE IS HEREBY GIVEN that an application for Registration of Fictitious Name was filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, Pennsylvania on the

13th day of February, 2019, for Hideaway Farm, located at 418 Dixie Highway, Starrucca, PA 18462. The name and address of the individual interested in the business is: David McCloughan, 418 Dixie Highway, Starrucca, PA 18462, pursuant to the Pennsylvania Fictitious Names Act.

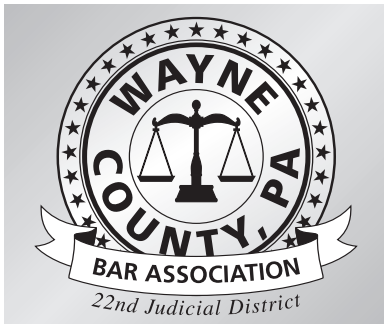
David McCloughan
418 Dixie Highway
Starrucca, PA 18462

4/5/2019

FICTITIOUS NAME REGISTRATION

Notice is hereby given that an Application for Registration of Fictitious Name was filed in the Department of State of the Commonwealth of Pennsylvania on August 31, 2018 for **Carved Creations** at 51 Bede Circle Honesdale, PA 18431. The name and address of each individual interested in the business is Michael Pennell at 51 Bede Circle Honesdale, PA 18431. This was filed in accordance with 54 Pa.C.S. 311.

4/5/2019



NOTICE OF FILING OF SHERIFF'S SALES

Individual Sheriff's Sales can be cancelled for a variety of reasons. The notices enclosed were accurate as of the publish date. Sheriff's Sale notices are posted on the public bulletin board of the Sheriff's office in Honesdale, located at 925 Court Street.

SHERIFF'S SALE APRIL 17, 2019

By virtue of a writ of Execution instituted by: Quicken Loans, Inc. issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 17th day of April, 2019 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

Land Situated In The Township of Paupack In The County Of Wayne In The State Of PA

All That Certain Lot, Piece Or Parcel Of Land Lying, Situate In The Township Of Paupack, Wayne County, And Commonwealth Of Pennsylvania, More Particularly Described Upon A Survey Map Prepared By Tim A. Jones, P.L.S. Entitled 'Lands Of Glenn Khoury', Dated July 13, 1993, And Recorded In Wayne County Map Book 79, At Page, 116.

Being Lot No. 1 On Aforementioned Map And Containing 6.251 Acres, More Or Less.

Excepting And Reserving Thereout And Therefrom That Portion Of The Above Described Premises Which Lies In The Bed Of The Right-Of- Way Of Pennsylvania State Route 3015 For Public Highway Purpose.

Together With All Rights-Of-Way And Under And Subject To All Covenants, Reservations, Restrictions And Conditions Of Record. As Found In The Chain Of Title.

Commonly Known As: 319 Finn Swamp Road, Lake Ariel, PA 18436

Tax Parcel No.: 19-0-0314-0002.0001-

Seized and taken in execution as property of:
Lois Kobe a/k/a Lois J. Kobe 319 Finn Swamo Road, LAKE ARIEL PA 18436

Execution No. 398-Civil-2018
Amount Due: \$261,131.24 Plus additional costs

January 24, 2019
Sheriff Mark Steelman

TO ALL CLAIMANTS TAKE NOTICE:

That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds before distribution; That a sheriff's schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will be made in accordance with the schedule unless

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exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be given.

ANY SUCCESSFUL BIDDER MUST HAVE 10% DOWN PAYMENT AT DATE OF SALE. BALANCE DUE THIRTY (30) DAYS FROM DATE OF SALE. FAILURE TO PAY BALANCE WILL FORFEIT DOWN PAYMENT.

Matthew K. Fissel

3/22/2019 • 3/29/2019 • 4/5/2019

**SHERIFF'S SALE
APRIL 17, 2019**

By virtue of a writ of Execution instituted by: Ditech Financial LLC, issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 17th day of April, 2019 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

All that certain tract or piece of

land situated in the Township of Lake, Wayne County, Pennsylvania, known as Lot 1224, Section 12, of The Hideout, a subdivision situated in the Townships of Lake and Salem, Wayne County, Pennsylvania, according to the plats thereof recorded In the Office of the Recorder of Deeds of Wayne County, Pennsylvania, April 9, 1970 in Plat Book 5, Pages 26 and 27; May 11, 1970 in Plat Book 5, Pages 34, 37, 41 through 48 and 50; September 8, 1970 in Plat Book 5, Pages 57 and 58; February 8, 1971 in Plat Book 5, Pages 59 and 61 through 63; March 24, 1971 in Plat Book 5, Page 66; May 10, 1971 in Plat Book 5, Pages 69, 71 and 72; March 14, 1972 in Plat Book 5, Pages 73 through 76, 79 through 84 and 86; May 26, 1972 in Plat Book 5, Pages 73 through 76, 79 through 84 and 86; May 26, 1972 in Plat Book 5, Pages 93 through 95; September 26, 1972 in Plat Book 5, Page 106.

Being the same parcel conveyed to Abu Shakoor and Kaniz Fatema Shakoor from Young Ryul Sohn and Lori C. Sohn., by virtue of a Deed Dated 6/14/2007, recorded 6/15/2007 Deed Book 3316, Page 163 Pennsylvania, in , as Instrument No. 200700006315 County of Wayne, State of Pennsylvania.

BEING KNOWN AS: 1224
LAKEVIEW DRIVE, LAKE
ARIEL, PA 18436

PROPERTY ID: 12-0-0019-0078.-

TITLE TO SAID PREMISES IS VESTED IN ABU SHAKOOR AND KANIZ FATEMA SHAKOOR, HUSBAND AND WIFE BY DEED FROM YOUNG RYUL SOHN AND LORI C. SOHN, HIS WIFE DATED 06/14/2007 RECORDED 06/15/2007 IN BOOK 3316 PAGE 275

Seized and taken in execution as property of:
Abu Shaloor 244 Balcom Avenue, Apt. 1, BRONX NY 10465
Kaniz Fatema Shakoor 244 Balcom Avenue, Apt.1, BRONX NY 10465

Execution No. 464-Civil-2018
Amount Due: \$72,319.72 Plus additional costs

January 31, 2019
Sheriff Mark Steelman

TO ALL CLAIMANTS TAKE NOTICE:

That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds before distribution; That a sheriff's schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be given.

ANY SUCCESSFUL BIDDER
MUST HAVE 10% DOWN
PAYMENT AT DATE OF SALE.
BALANCE DUE THIRTY (30)

DAYS FROM DATE OF SALE.
FAILURE TO PAY BALANCE
WILL FORFEIT DOWN
PAYMENT.

Jonathan Crawley Esq.

3/22/2019 • 3/29/2019 • 4/5/2019

**SHERIFF'S SALE
APRIL 17, 2019**

By virtue of a writ of Execution instituted by: Mid America Mortgage, Inc issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 17th day of April, 2019 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of

Honesdale the following property, viz:

ALL OF THAT PIECE OR PARCEL OF LAND SITUATE IN DAMASCUS TOWNSHIP, WAYNE COUNTY, PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE CENTERLINE OF TRAVELED WAY OF BOYDS MILL ROAD (TOWNSHIP ROAD 515), AT ITS INTERSECTION WITH THE SOUTHERLY LINE OF LAND IN THE CAROLINE E. MEYERS TRUST, JACK E. MEYERS AND ELIZABETH M. BROWN TRUSTEES (SEE DEED BOOK 416, PAGE 718), SAID



R I C H A R D
F I N E
L A W F I R M

• **ADR** •

425 Spruce Street, Scranton PA
570-343-1197
Attorney Richard Fine.com
finerg@comcast.net
Fax: 570-343-9538

Over 30 Years of Expert Mediation & Arbitration Services

PLACE OF BEGINNING IS FURTHER DESCRIBED AS BEING THE MOST WESTERLY CORNER OF LAND DESCRIBED IN DEED TO BENNIE AND PAULA SHAFFER (DEED BOOK 357, PAGE 772), SAID PLACE OF BEGINNING IS STILL FURTHER DESCRIBED AS BEING NORTH 84 DEGREES 29 MINUTES 00 SECONDS WEST 57.80 FEET, FROM A COPPERWELD FOUND ON THE EASTERLY SIDE OF SAID ROAD, AND SAID PLACE OF BEGINNING IS STILL FURTHER DESCRIBED AS BEING SOUTH 84 DEGREES 29 MINUTES 00 SECONDS EAST 59.09 FEET , FROM A COPPERWELD FOUND ON THE WESTERLY SIDE OF SAID ROAD.

1. THENCE FROM SAID PLACE OF BEGINNING SOUTH 53 DEGREES 15 MINUTES 00 SECONDS EAST 96.74 FEET AND SOUTH 49 DEGREES 02 MINUTES 00 SECONDS EAST 115.87 FEET, ALONG SAID CENTERLINE OF TRAVELED WAY, TO A POINT IN SAID CENTERLINE AT THE MOST NORTHERLY CORNER OF LAND DESCRIBED IN A DEED TO SHAWN HATTON (DEED BOOK 497, PAGE 575), WHICH POINT IS NORTH 13 DEGREES 35 MINUTES 15 SECONDS EAST 28.17 FEET, FROM A 1/2" REBAR SET ON THE SOUTHERLY SIDE OF SAID ROAD.

2. THENCE SOUTH 13 DEGREES 35 MINUTES 15

SECONDS WEST 1261.42 FEET, ALONG THE WESTERLY LINE OF SAID LAND OF SHAWN HATTON (DEED BOOK 497, PAGE 575), TO A 1/2" REBAR SET IN THE NORTHERLY LINE OF LOT 18 SHOWN ON THE AFOREMENTIONED MAP RECORDED IN MAP BOOK 42 AT PAGE 306.

3. THENCE NORTH 64 DEGREES 24 MINUTES 00 SECONDS WEST 454.19 FEET, ALONG THE NORTHERLY LINE OF SAID LOT 18 ON THE AFOREMENTIONED MAP RECORDED IN MAP BOOK 42 AT PAGE 306, TO A 1/2" REBAR SET IN THE EASTERLY LINE OF LAND DESCRIBED IN A DEED TO HENRY J. AND MARY L. MINEUR (DEED BOOK 242, PAGE 287).

4. THENCE NORTH 05 DEGREES 33 MINUTES 00 SECONDS EAST 1210.33 FEET, ALONG THE EASTERLY LINE OF SAID LAND OF HENRY J. AND MARY L. MINEUR, TO A COPPERWELD FOUND AT THE SOUTHWESTERLY CORNER OF THE AFOREMENTIONED LAND IN THE CAROLINE E. MEYERS TRUST (SEE DEED BOOK 416, PAGE 718).

5. THENCE SOUTH 84 DEGREES 29 MINUTES 00 SECONDS EAST 425.88 FEET, ALONG THE SOUTHERLY LINE OF SAID LAND IN CAROLINE E. MEYERS TRUST (SEE DEED BOOK 416, PAGE 718), TO THE

POINT OR PLACE OF BEGINNING.

CONTAINING 15.39ACRES OF LAND, AS SURVEYED BY GARY PACKER, P.L.S., AND BEING LOT NO. 17, MAP BOOK 42, AT PAGE 110, AND MAP BOOK 82, AT PAGE 94.

TAX PARCEL NO: 07-0-0024-0001.- CONTROL 058658

BEING KNOWN AS: 209 Boyds Mills Road, Beach Lake, Pennsylvania 18405.

Title to said premises is vested in Michael E. Decker and Caryn L. Decker, husband and wife, by deed from Adrien Morin aka Adrien Morin, Sr., by Camilla D. Morin, Conservator, and Camilla D. Morin, his wife dated June

Seized and taken in execution as property of:
Michael E. Decker 209 Boyds Mill Road BEACH LAKE PA 18405
Caryn L. Decker 209 Boyds Mill Road BEACH LAKE PA 18405

Execution No. 468-Civil-2018
Amount Due: \$295,665.66 Plus additional costs

January 25, 2019
Sheriff Mark Steelman

TO ALL CLAIMANTS TAKE NOTICE:

That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds before distribution; That a sheriff's

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The Wayne County Community Foundation has twenty seven years of experience helping create a lasting tribute to a deceased loved one. We define "legacy" as options aligned with you and your loved one's values. These values may include the ongoing support of a church, favorite non profit organization, educational scholarship or any variety of "causes." Our funds support cultural endeavors, the environment, and humanitarian concerns. Donors can be assured that their gifts will endure to benefit future generations.

We look forward to helping you start a fund that will preserve your family member's "legacy" for many, many years. Call us at 570-499-4299.

schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be given.

ANY SUCCESSFUL BIDDER MUST HAVE 10% DOWN PAYMENT AT DATE OF SALE. BALANCE DUE THIRTY (30) DAYS FROM DATE OF SALE. FAILURE TO PAY BALANCE WILL FORFEIT DOWN PAYMENT.

Lauren M. Moyer, Esq.

3/22/2019 • 3/29/2019 • 4/5/2019

**SHERIFF'S SALE
APRIL 17, 2019**

By virtue of a writ of Execution instituted by: Lakeview Loan Servicing, LLC issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 17th day of April, 2019 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

PARCEL ONE:

ALL THAT CERTAIN piece or parcel of land situate in Palmyra Township, Wayne County, Pennsylvania, described as follows: LOT No. 23, Block II, Subdivision plat of Woodledge Village, Section II, recorded Wayne County, Pennsylvania, in Plat Book Bo. 16, Page 59.

PARCEL TWO:

ALL THAT CERTAIN piece or parcel of land situate in Lackawaxen Township, Pike County, Pennsylvania, and in Palmyra Township, Wayne County, described as follows: LOT No. 22, Block No. ii, subdivision pair of Woodledge Village, Section II, recorded in Pike County, Pennsylvania, in Plat Book No. 8 at page 178 and in Wayne County, Pennsylvania in Plat Book 16, Page 60.

EXCEPTING AND RESERVING

from both parcels to Ledge Dale of Pennsylvania, Inc., the earlier Grantor, the oils, minerals and gases in and under said premise, which reservation does not include the right of entry by that Grantor upon the premises for the purpose of removing the aforementioned oils, minerals and gases in and under said premises.

SUBJECT to any pole line rights-of-way, including electric pole line right-of-way on record o in use existing on the ground and all rights in relation thereon.

SUBJECT to covenants, restrictions and reservations as found in Wayne County Deed Book 209, Page 414 and in Deed Book 254, Page 855 and in Deed Book 2725, Page 890 and in Pike County Deed book 254, Page 1040.

Fee Simple Title Vested in Cody Vanvarick by deed from, Waldemar Juzma and Katarzyna Juzma, Husband and Wife, dated 04/12/2016, recorded 05/01/2016, in the Wayne County Recorder of deeds in Deed Book 5008, Page 228, as Instrument No. 201600002915.

TAX PARCEL NUMBERS: 18-0-0004-0001.0001- and 18-0-0004-0002.-

ADDRESS BEING: 20 Meadows Drive, Hawley, PA 18428

Seized and taken in execution as property of:
Cody VanVarick 20 Meadows

Drive, HAWLEY PA 18428

Execution No. 471-Civil-2018
Amount Due: \$173,094.56 Plus
additional costs

January 29, 2019
Sheriff Mark Steelman

**TO ALL CLAIMANTS TAKE
NOTICE:**

That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds before distribution; That a sheriff's schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be given.

**ANY SUCCESSFUL BIDDER
MUST HAVE 10% DOWN
PAYMENT AT DATE OF SALE.
BALANCE DUE THIRTY (30)
DAYS FROM DATE OF SALE.
FAILURE TO PAY BALANCE
WILL FORFEIT DOWN
PAYMENT.**

M. Troy Freedman Esq.

3/22/2019 • 3/29/2019 • 4/5/2019

**SHERIFF'S SALE
APRIL 17, 2019**

By virtue of a writ of Execution instituted by: Bank of New York Mellon Trust Company, N.A. as Trustee for Mortgage Assets Management Series 1 Trust issued out of the Court of Common Pleas

of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 17th day of April, 2019 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

ALL THAT CERTAIN piece or parcel of land lying and being in the Borough of Honesdale, County of Wayne and State of Pennsylvania;

BOUNDED on the North by lands now or formerly of Edward Gray, on the East by Ridge Street, on the West by private roadway and on the South by lands now or formerly of Edna Rowe.

**FOR INFORMATIONAL
PURPOSES ONLY:** 744 Ridge Street f/k/a 750 Ridge Street, Honesdale, PA 18431

PARCEL #11-0-0011-0030.

BEING the same premises which Teresa A. Miller, Executrix of the Estate of Andrew F. Miller, by Deed dated December 10, 2001 and recorded on December 12, 2001, in Deed Book 1900, page 001, #200100011062 in the Recorder of Deeds Office in and for Wayne County, granted and conveyed unto Teresa A. Miller a/k/a Theresa A. Miller, in fee.

Seized and taken in execution as property of:
Teresa A. Miller a/k/a Theresa A.

Miller 744 Ridge Street,
HONESDALE PA 18431

Execution No. 518-Civil-2018
Amount Due: \$104,057.22 Plus
additional costs

January 28, 2019
Sheriff Mark Steelman

**TO ALL CLAIMANTS TAKE
NOTICE:**

That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds before distribution; That a sheriff's schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be given.

ANY SUCCESSFUL BIDDER
MUST HAVE 10% DOWN
PAYMENT AT DATE OF SALE.
BALANCE DUE THIRTY (30)
DAYS FROM DATE OF SALE.
FAILURE TO PAY BALANCE
WILL FORFEIT DOWN
PAYMENT.

Samantha Gable Esq.

3/22/2019 • 3/29/2019 • 4/5/2019

**SHERIFF'S SALE
APRIL 17, 2019**

By virtue of a writ of Execution instituted by: Reverse Mortgage Solutions, Inc. issued out of the Court of Common Pleas of Wayne County, to me directed, there will

be exposed to Public Sale, on Wednesday the 17th day of April, 2019 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE, LYING AND BEING IN THE TOWNSHIP OF BERLIN, WAYNE COUNTY, PENNSYLVANIA BOUNDED AND DESCRIBED AS FOLLOWS: RUSTIC ACRES LOT #15, AS SHOWN ON A SURVEY PREPARED BY PACKER ASSOCIATES, INC., DATED JUNE 15, 1990, AND RECORDED IN WAYNE COUNTY MAP BOOK 72 AT PAGE 118.

SUBJECT TO ANY AND ALL COVENANTS, EXCEPTIONS, RESERVATIONS, RESTRICTIONS, CONDITIONS AND AGREEMENTS.

PROPERTY ADDRESS: 54
BREECHROCK ROAD,
HONESDALE, PENNSYLVANIA
18431

TAX/PARCEL NO.: 01-0-0009-
0015

BEING KNOWN AS: 54
BREECHROCK ROAD,
HONESDALE, PENNSYLVANIA
18431

TITLE TO SAID PREMISES IS

VESTED IN WILLY NIEDT AND
BARBARA NIEDT, HIS WIFE
BY DEED FROM JOHN E.
MARSHALL AND MARJORIE
MARSHALL, HIS WIFE DATED
10/03/2003 RECORDED
10/24/2003 IN BOOK 2369 PAGE
109.

Seized and taken in execution as
property of:
Barbara Niedt 54 Beechrock Road,
HONESDALE PA 18431
Willy Niedt 54 Beech Rock Road,
HONESDALE PA 18431

Execution No. 586-Civil-2016
Amount Due: \$214,571.06 Plus
additional costs

January 28, 2019
Sheriff Mark Steelman

**TO ALL CLAIMANTS TAKE
NOTICE:**

That all claims to the property will
be filed with the sheriff before the
sale and all claims to the proceeds
before distribution; That a sheriff's
schedule of distribution will be in
his office on a date specified by
him, not later than thirty (30) days
after sale; and that distribution will
be made in accordance with the
schedule unless exceptions are filed
within ten (10) days thereafter. No
further notice of filing of the
schedule of distribution need be
given.

**ANY SUCCESSFUL BIDDER
MUST HAVE 10% DOWN
PAYMENT AT DATE OF SALE.
BALANCE DUE THIRTY (30)
DAYS FROM DATE OF SALE.
FAILURE TO PAY BALANCE**

**WILL FORFEIT DOWN
PAYMENT.**
Robert J. Crawley Esq.

3/22/2019 • 3/29/2019 • 4/5/2019

**SHERIFF'S SALE
APRIL 24, 2019**

By virtue of a writ of Execution
instituted by: Deutsche Bank
National Trust Company, as
Trustee, o/b/o the Holders of Impac
Secured Assets Corp., Mortgage
Pass-Through Certificates, Series
2006-5 issued out of the Court of
Common Pleas of Wayne County,
to me directed, there will be
exposed to Public Sale, on
Wednesday the 24th day of April,
2019 at 10:00 AM in the
Conference Room on the third
floor of th Wayne County
Courthouse in the Borough of
Honesdale the following property,
viz:

ALL THOSE CERTAIN pieces or
parcels of land situate in the
Borough of Honesdale, formerly
the Township of Texas, County of
Wayne and State of Pennsylvania,
bounded and described as follows:

THE FIRST: BEGINNING at a
corner of Lot No. 85 in an alley;
thence North 4 1/3 degrees east 4
rods; thence west along the line of
the land of Harriet A. Bennett 75
feet to a corner to be made in the
said line; thence across said lot of
the said Harriet A. Bennett on a
line parallel with the opposite line
herein named to a corner in the
said alley; thence along the said
alley 75 feet to the place of

BEGINNING.

THE SECOND: BEGINNING at a corner of Lot No. 85 in an alley, running from the Honesdale and Cherry Ridge Turnpike to Grove Street, said corner being on the line of land heretofore sold to Louis J. Cook et ux., and thence running west fifteen (15) feet to a corner in the land of Harriet A. Bennett; thence south in a line parallel with the western line of the land of said Harriet A. Bennett, heretofore purchased by Louis J. Cook, et ux., to a corner in the southern line of land of said Harriet A. Bennett; thence east along the southern line of the land of said Harriet A. Bennett fifteen (15) feet to the corner of the land of Harriet A. Bennett heretofore sold to Louis J. Cook, et ux., thence north across the said lot to the place of BEGINNING.

THE THIRD: BEGINNING on the line of Race Street at the southwesterly corner of the lot herein described, it also being the southeasterly corner of land of Louis J. Cook, et ux.; thence along the line of said Louis J. Cook, et ux., land north forth and one-half degrees east four rods and three links to the northwesterly corner of the lot herein described; thence along the land of Joseph W. Seitz, south eighty-five and one-half degrees twenty-five feet to a corner; thence along the land of H. Dean Reynolds et ux., south four and one-half degrees west on a line parallel with the first line about four rods to the northerly line of

Race Street; thence westerly along the line of Race Street twenty-five feet to the place of BEGINNING.

Title to said Premises vested in John J. Barral by Deed from William Knott dated July 31, 2006 and recorded on October 10, 2006 in the Wayne County Recorder of Deeds in Book 3148, Page 114 as Instrument No. 200600011991.

Being known as: 221 Ray Street, Honesdale, PA 18431

Tax Parcel Number: 11-0-0011-0095.-

Seized and taken in execution as property of:
Lorraine Russo Barral known Heir and Adm. Of the Estate of John J. Barral, Deceased 16 Canning Drive,
HONESDALE PA 18431
Unknown heirs, successors, assigns, and all persons, firms, associations claiming right, title or interest from or under
John J. Barral, Deceased 221 Ray Street, HONESDALE PA 18431

Execution No. 343-Civil-2018
Amount Due: \$103,565.23 Plus additional costs

February 5, 2019
Sheriff Mark Steelman

TO ALL CLAIMANTS TAKE NOTICE:

That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds before distribution; That a sheriff's

schedule of distribution will be in his office on a date specified by him, not later than thirty (30) days after sale; and that distribution will be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be given.

ANY SUCCESSFUL BIDDER
MUST HAVE 10% DOWN
PAYMENT AT DATE OF SALE.
BALANCE DUE THIRTY (30)
DAYS FROM DATE OF SALE.
FAILURE TO PAY BALANCE
WILL FORFEIT DOWN
PAYMENT.

Roger Fay Esq.

3/29/2019 • 4/5/2019 • 4/12/2019

**SHERIFF'S SALE
APRIL 24, 2019**

By virtue of a writ of Execution instituted by: Ditech Financial LLC, issued out of the Court of Common Pleas of Wayne County, to me directed, there will be exposed to Public Sale, on Wednesday the 24th day of April, 2019 at 10:00 AM in the Conference Room on the third floor of th Wayne County Courthouse in the Borough of Honesdale the following property, viz:

ALL THAT CERTAIN piece or parcel of land situate in the Borough of Honesdale, County of Wayne and Commonwealth of Pennsylvania, bounded and described as follows:

BEGINNING at a point in the middle of Sunset Avenue; said point being a common corner of Lots #1 and #2 with reference to the map hereinafter referred to; thence along the center of Sunset Avenue, North 9 degrees 48 minutes East 100 feet to a point being a common corner of Lots #1 and #0; thence along the common line dividing Lots #1 and #0, South 80 degrees 12 minutes East 150 feet to a point, being a common corner of Lots #1, #0, #27, and #28; thence along the common line dividing Lots #1, and #28, South 9 degrees 48 minutes West 100 feet to a point being a common corner of Lots #1, #2, #28, and #29; thence along the common line dividing Lots #1, and #2 North 80 degrees 12 minutes West 150 feet to the place of BEGINNING.

Comprising within said boundaries Lot #1 as shown on map of Grandview Heights Development of Fred L. Korb, et al., recorded in the Wayne County Recorder of Deeds Office in Map Book 27, Page 12.

Subject to the same conditions, exceptions and reservations as are contained in the deeds forming the chain of title.

TAX PARCEL NO: 11-0-0014-0122.-

BEING KNOWN AS: 13 Sunset Avenue, Honesdale PA 18431

Seized and taken in execution as property of:

Maria Del Pilar Beam a/k/a Maria D. Beam 13 Sunset Avenue, HONESDALE PA 18431

Execution No. 481-Civil-2018
Amount Due: \$145,719.64 Plus additional costs

February 7, 2019
Sheriff Mark Steelman

TO ALL CLAIMANTS TAKE NOTICE:

That all claims to the property will be filed with the sheriff before the sale and all claims to the proceeds before distribution; That a sheriff's schedule of distribution will be in his office on a date specified by

him, not later than thirty (30) days after sale; and that distribution will be made in accordance with the schedule unless exceptions are filed within ten (10) days thereafter. No further notice of filing of the schedule of distribution need be given.

ANY SUCCESSFUL BIDDER MUST HAVE 10% DOWN PAYMENT AT DATE OF SALE. BALANCE DUE THIRTY (30) DAYS FROM DATE OF SALE. FAILURE TO PAY BALANCE WILL FORFEIT DOWN PAYMENT.

Rebecca A. Solarz, Esq.

3/29/2019 • 4/5/2019 • 4/12/2019

UPCOMING PBI COURSE OFFERINGS

10591	<i>Understanding Social Security Retirement</i>	4/11/2019	9:00 AM–12:15 PM	3 Substantive
10525	<i>Family Law Institute 2019</i>	4/23/2019	8:30 AM–4:00 PM	4.5 Substantive, 1.5 Ethics
		4/24/2019	8:30 AM–11:45 AM	3 Substantive
10516	<i>Legal Issues in an Age of Aging 2019</i>	4/25/2019	8:30 AM–4:00 PM	5 Substantive, 1 Ethics
10695	<i>Equitable Distribution in PA</i>	6/11/2019	9:00 AM–12:15 PM	3 Substantive
10684	<i>Slings, Arrows & Guns - Hunting Regs in Pennsylvania</i>	6/19/2019	12:30 PM–4:45 PM	4 Substantive
10607	<i>How to Handle Small & Insolvent Estates</i>	6/27/2019	9:00 AM–12:15 PM	3 Substantive

Registration for all courses is through PBI. However, please email Christine McAdams at wcpobono@gmail.com to advise of your attendance so she will have an accurate head count for each course.

CIVIL ACTIONS FILED

*FROM MARCH 9, 2019 TO MARCH 15, 2019
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

JUDGMENTS

NUMBER	LITIGANT	DATE	DESCRIPTION	AMOUNT
2011-00178	MONTALVAN LOUISEANNE	3/13/2019	WRIT OF EXECUTION	454,565.66
2011-00178	MONTALVAN ROY A	3/13/2019	WRIT OF EXECUTION	454,565.66
2012-00126	PNC BANK GARNISHEE DISSOLVED 3/11/19	3/11/2019	DISSOLVE ATTACHMENT	—
2015-21047	MURPHY ANNE	3/11/2019	SATISFACTION	500,000.00
2015-21047	MURPHY STEPHEN	3/11/2019	SATISFACTION	500,000.00
2016-20494	LAURENZANO JOHN D JR	3/11/2019	REIS/WRITSCIREFACIAS	—
2017-00105	GISINGER RYAN J	3/15/2019	REASSESS DAMAGES	7,044.39
2017-00345	FARR CHARLES A JR	3/11/2019	SATISFACTION	—
2018-00216	SHANKLER HOWARD	3/13/2019	WRIT OF EXECUTION	168,205.46
2018-00353	RENHEDIN BUILDERS INC	3/13/2019	WRIT OF EXECUTION	37,535.75
2018-00353	WAYNE BANK GARNISHEE	3/13/2019	WRIT EXEC/GARNISHEE	—
2018-00401	SCHENK HAROLD	3/13/2019	WRIT OF EXECUTION	36,436.39
2018-00473	TAVOLINE SCOTT	3/13/2019	WRIT OF EXECUTION	134,701.88
2018-00473	TAVOLINE ANNA	3/13/2019	WRIT OF EXECUTION	134,701.88
2018-00495	SALERNO GARY	3/14/2019	AMEND "IN REM" JUDG	261,392.99
2018-21075	HONESDALE NATIONAL BANK GARNISHEE	3/13/2019	GARNISHEE/DISC ATTCH	—
2019-00016	WILLIAMS ROGER L	3/15/2019	WRIT OF EXECUTION	158,825.79
2019-00016	WILLIAMS DENISE	3/15/2019	WRIT OF EXECUTION	158,825.79
2019-00026	DECKER DENNIS E JR	3/12/2019	DEFAULT JUDGMENT	26,821.86
2019-00113	KOMINIS LOUKAS	3/12/2019	QUIET TITLE	—
2019-00113	KOMINIS OLGA	3/12/2019	QUIET TITLE	—
2019-20187	SCHRIVER ERIC W	3/11/2019	JP TRANSCRIPT	1,421.80
2019-20188	ANDREWS BRANT AARON	3/14/2019	JUDGMENT	2,204.25
2019-20189	HATTON MORGAN	3/14/2019	JP TRANSCRIPT	739.60
2019-20189	VISUAL IMAGE PRODUCTIONS D/B/A	3/14/2019	JP TRANSCRIPT	739.60
2019-40003	STRATHY ALLEN DOWNER P	3/13/2019	WAIVER OF LIENS	—
2019-40003	STATHY NANCY K OWNER P	3/13/2019	WAIVER OF LIENS	—
2019-40003	HOMESTEAD DESIGN & BUILD INC CONTRACTOR	3/13/2019	WAIVER OF LIENS	—
2019-40004	LASSLEY ERIK OWNER P	3/14/2019	STIP VS LIENS	—
2019-40004	LASSLEY KIMBERLY OWNER P	3/14/2019	STIP VS LIENS	—
2019-40004	D&D HOMES INC CONTRACTOR	3/14/2019	STIP VS LIENS	—

For further information on these listings, call the Prothonotary's office at 570-253-5970 ext. 4030.

CIVIL APPEALS — AGENCIES: OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2019-00122	JESY CLEANING SERVICE PLAINTIFF/APELLEE	PLAINTIFF	3/15/2019	—
2019-00122	MENUCHA CHESED SERVICE DEFENDANT/APELLANT	DEFENDANT	3/15/2019	—
2019-00122	MIDAL CAMP DEFENDANT/APELLANT	DEFENDANT	3/15/2019	—
2019-00122	MIZMOR CAMP DEFENDANT/APELLANT	DEFENDANT	3/15/2019	—

CONTRACT — DEBT COLLECTION: CREDIT CARD

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2019-00110	MIDLAND FUNDING LLC	PLAINTIFF	3/12/2019	—
2019-00110	THEOBALD WILLIAM	DEFENDANT	3/12/2019	—
2019-00116	UNIFUND CCR LLC	PLAINTIFF	3/13/2019	—
2019-00116	WEIST JEANNA	DEFENDANT	3/13/2019	—
2019-00118	UNIFUND CCR LLC	PLAINTIFF	3/14/2019	—
2019-00118	HUGHES NEIKO	DEFENDANT	3/14/2019	—
2019-00119	UNIFUND CCR LLC	PLAINTIFF	3/14/2019	—
2019-00119	FELLER MARYANN	DEFENDANT	3/14/2019	—

CONTRACT — DEBT COLLECTION: OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2019-00109	PORTFOLIO RECOVERY ASSOCIATES	PLAINTIFF	3/11/2019	—
2019-00109	ULLNER JOHNINE	DEFENDANT	3/11/2019	—
2019-00111	NATIONAL COLLEGIATE STUDENT LO	PLAINTIFF	3/12/2019	—
2019-00111	PORTICE BRANDON J	DEFENDANT	3/12/2019	—
2019-00111	PORTICE LISA M	DEFENDANT	3/12/2019	—
2019-00112	FIDELITY DEPOSIT & DISCOUNT PLAINTIFF/APELLANT	PLAINTIFF	3/12/2019	—
2019-00112	DONAHOE JEFFREY DEFENDANT/APELLEE	DEFENDANT	3/12/2019	—

REAL PROPERTY — EJECTMENT

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2019-00117	ARIEL LAND OWNERS INCORPROATED	PLAINTIFF	3/13/2019	—
2019-00117	FLETCHER WILLIAM R A/K/A	DEFENDANT	3/13/2019	—
2019-00117	FLETCHER ROBERT	DEFENDANT	3/13/2019	—

REAL PROPERTY — MORTGAGE FORECLOSURE RESIDENTIAL

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2019-00108	CARRINGTON MORTGAGE SERVICES	PLAINTIFF	3/11/2019	—
2019-00108	REGALBUTO JOSEPH	DEFENDANT	3/11/2019	—
2019-00114	BANK OF AMERICA NA S/B/M	PLAINTIFF	3/13/2019	—
2019-00114	BAC HOME LOANS SERVICING LP F/K/A	PLAINTIFF	3/13/2019	—
2019-00114	COUNTRYWIDE HOME LOANS INC	PLAINTIFF	3/13/2019	—
2019-00114	BLUM SUSAN LINDA	DEFENDANT	3/13/2019	—
2019-00114	WOOD MARIE J ESTATE	DEFENDANT	3/13/2019	—
2019-00115	PENNYLVANIA HOUSING FINANCE	PLAINTIFF	3/13/2019	—
2019-00115	ENGELBERT JENNAFER AUDREY	DEFENDANT	3/13/2019	—
2019-00115	ENGELBERT MARK ERIC	DEFENDANT	3/13/2019	—
2019-00120	NATIONSTAR MORTGAGE LLC D/B/A	PLAINTIFF	3/14/2019	—
2019-00120	MR COOPER	PLAINTIFF	3/14/2019	—
2019-00120	WALKER KATHLEEN	DEFENDANT	3/14/2019	—
2019-00120	WALKER CHRISTOPHER M	DEFENDANT	3/14/2019	—
2019-00123	MTGLQ INVESTORS LP	PLAINTIFF	3/15/2019	—
2019-00123	CLARK MICHAEL V	DEFENDANT	3/15/2019	—
2019-00123	CLARK SUZANNE PHELAN	DEFENDANT	3/15/2019	—

REAL PROPERTY — QUIET TITLE

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2019-00113	KHOURY GLENN	PLAINTIFF	3/12/2019	—
2019-00113	KOMINIS LOUKAS	DEFENDANT	3/12/2019	—
2019-00113	KOMINIS OLGA	DEFENDANT	3/12/2019	—

TORT — OTHER

CASE NO.	INDEXED PARTY	TYPE	DATE	AMOUNT
2019-00121	GRANT CHRISTINE	PLAINTIFF	3/14/2019	—
2019-00121	CACCHIOTTI ROGER	DEFENDANT	3/14/2019	—
2019-00121	RUTHERFORD SALLY N D/B/A	DEFENDANT	3/14/2019	—
2019-00121	RUTHERFORD RUTHERFORD & WOOD	DEFENDANT	3/14/2019	—

MORTGAGES AND DEEDS

*RECORDED FROM MARCH 25, 2019 TO MARCH 29, 2019
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.*

MORTGAGES

GRANTOR	GRANTEE	LOCATION	AMOUNT
Dodge Russell T	Mortgage Electronic Registration Systems Finance Of America Mortgage LLC Finance Of America Mortgage L L C	South Canaan Township	147,283.00
Warnott Charles S	Liberty Bail Bonds Inc	Damascus Township	
Devrieze Theresa A	U S Specialty Insurance Company		100,000.00
Onpointe Property Group LLC	Dime Bank	Waymart Borough	
Onpointe Property Group L L C			70,000.00
Kromko Edward C Jr	Mortgage Electronic Registration Systems	Canaan Township	
Kromko Denise L	Ditech Financial LLC Ditech Financial L L C		36,880.00
Smith Cody J	Pa State Employees Credit Union	Sterling Township	
Smith Joseph J			200,000.00
Smith Sally Anne			
Blickens Jacqueline	Housing & Urban Development	Lake Township	24,730.40
Tallman Cody Lewis	Smith Ronald L Smith Patricia	Clinton Township 1	105,000.00
Savastano Frank J	Honesdale National Bank	Honesdale Borough	
Savastano Laura A			62,000.00
Dippel Theresa C	Honesdale National Bank	Lake Township	50,000.00
Lynn Stacey	Honesdale National Bank	Lake Township	
Vanwert Stacey			110,000.00
Vanwert Richard Jr			
Reinfurt William C	Honesdale National Bank	Cherry Ridge Township	180,000.00
Scarfalloto Joseph	Honesdale National Bank	Texas Township	
Scarfalloto Rosalia			75,000.00
Pugliese Stephen J	Honesdale National Bank	Berlin Township	43,000.00
Kozlowski Mark	Mortgage Electronic Registration Systems	Scott Township	
Kozlowski Lynn	All Credit Considered Mortgage Inc		113,100.00
Briganti Christine	Franklin Mint Federal Credit Union	Lake Township	128,250.00

For further information on these listings, call the Recorder of Deed's office at 570-253-5970 ext. 4040.

Treanor John R	Wayne Bank	Manchester Township	
Treanor Margit			25,000.00
Franciose Robert F III	Honesdale National Bank	Buckingham Township	
Schwartz Hari Beth			45,000.00
Tedesco Kyle P	Honesdale National Bank	Honesdale Borough	122,727.00
Kelly Eugene R II	Wayne Bank	Honesdale Borough	
Kelly Linda A			25,000.00
Paquette Roxanne J	Honesdale National Bank	Preston Township	175,000.00
Williams Eric W	Mortgage Electronic Registration Systems	Cherry Ridge Township	
Williams Amy J	Quicken Loans Inc		258,795.00


DEEDS

GRANTOR	GRANTEE	LOCATION	LOT
Simon Stanley J Jr AKA By Sheriff	U S Bank Tr	Salem Township	
Simon Stanley Jr AKA By Sheriff			Lot 2
Vorburger Sophie Cahen By Sheriff	Deutsche Bank National Trust Company Tr	Paupack Township	Lot 3b
Solomon Roy B By Sheriff	Deutsche Bank National Trust Company Tr	Lebanon Township	
Welch Victor James	Dodge Russell T	South Canaan Township	
Parkinson Marie Welch Marie Parkinson			
Fannie Mae AKA Federal National Mortgage Association AKA Servicelink LLC Servicelink L L C	Canzone Ralph S	Cherry Ridge Township	
Bilko Robert John AKA Bilko Robert J AKA	Pecko Christopher Pecko Carrie	Clinton Township 2	Lot 19
Dubeck Adam P			
Cannizzaro Jean	Lee Junghee	Lake Township	Lot 3027
Harrison Gerald A	Harrison Carolyn A	Lehigh Township	Lots 557 & 558
Harrison Gerald A	Harrison Carolyn A	Lehigh Township	
Henneforth Kathleen	Smith Joseph J Smith Sally Anne	Sterling Township	
Henneforth Kathleen	Smith Joseph J Smith Cody J	Sterling Township	
Butler Mary H	Butler Thomas J Butler Edward R	Lehigh Township	
Butler Thomas J	Butler Mary H Butler Edward R	Lehigh Township	
JPMorgan Chase Bank J P Morgan Chase Bank	Natale Nicole	Lebanon Township	

Mazzanna Thomas Sr Est AKA Mazzanna Thomas Est AKA Mazzanna Thomas M Est AKA Mazzanna Thomas M Sr Est AKA Mazzanna Gary Exr Thomas M Mazzanna Sr Enterprises	Mazzanna Karen	Damascus Township	
Smith Ronald L AKA Smith Ronald AKA Smith Patricia	Tallman Cody Lewis	Clinton Township 1	
Niznansky Steven P Niznansky Mary E	Niznansky Steven P Niznansky Mary E Hubert Amy Renee Simonds Jacqueline Kate	Scott Township	Lots 23 & 27
Sandercock Dianne Exr Sandercock George Reed Est	Sandercock Dianne	Texas Township 1 & 2	
Jodahdouglas Shalene Douglas Shalene Jodah Douglas Simon	Briganti Christine	Lake Township	Lot 2919
Livanavage James J AKA By Poa Livanavage James AKA By Poa Howell Alfred J Poa	East Coast Business Investments Limited	Salem Township	
Mecray James R AKA Mecray James AKA Mecray Marda	Mecray James R Mecray Marda	Lehigh Township	
Mueller Matthew Vitale Joseph G Vitale Toulla S	Virbitsky Anthony Vitale Joseph G Vitale Toulla S	Damascus Township	Lot 1
Oprava David Edward Exr Brewster Eliza L Est	Jackson William J Jackson Karen	Lebanon Township	
Oprava David Edward Exr Brewster Eliza L Est	Jackson William J Jackson Karen	Lebanon Township	
Brady Michael T Brady Leonard T Brady Robert D	Brady Michael T Brady Robert D Brady Leonard T	Lake Township	
Lewis Ronald D Lewis Susan E	Lewis Ronald D	Lebanon Township	
Shukhman Eduard Shukhman Nina	Clanak Zoran	Lehigh Township	Lot 24
Burton Mary Elizabeth Exr Mcauliffe William B Jr Est	Mcauliffe Mary E	Salem Township	Lot 1
Gardas Jeffrey R Leo Wendy A	Gardas Jeffrey R	Damascus Township	
Pak Sun Ja Pak James Chong	Pak William Pyong Tae	Damascus Township	

Rufibach David	Rufibach David	Paupack Township	
Rufibach Renee J	Rufibach Renee J		Lot H
Mccracken Robert	Schrack Kevin J		
Mccracken Jean Kim	Schrack Vicki		
Schrack Kevin J	Stewart Frederick L		
Schrack Christine	Schrack Christine		
Schrack John W Jr	Schrack Keith		
Schrack Elizabeth			
Schrack Keith			
Schrack Vicki			
Stewart Frederick L Adm AKA			
Stewart Frederick L III Adm AKA			
Hader Sharon Lest			
Morrison Virginia S	Morrison Family Irrevocable Trust	Paupack Township	Parcel 26
Vilardo David F Tr	Vilardo David F	Paupack Township	
Vilardo Janice I Tr	Vilardo Thomas L Est		Lots 65 & 66
Thomas L Vilardo			
Supplemental Needs Trust			
Vilardo David F			
Vilardo David F	Vilardo David F	Paupack Township	
Vilardo David F	Vilardo Janice I		Lots 65 & 66
Vilardo Thomas L Est			
Psaltis George Est	Psaltis George	Paupack Township	
Psaltis George Exr	Psaltis Chris		Lot 1LE42
	Damatta Dawn		
Viespi Ronald	Chilelli Anthony	Paupack Township	
	Chilelli Evelyn		Lot 171
	Chilelli Zachary		
	Chilelli Emma		
Chesser Donald A	Chesser Donald A	Damascus Township	
Chesser June M	Chesser June M		
Shepps Hazel C	Shepps Hazel C	Paupack Township	Lot 10R
Silvia Carol Elkins	Thomas Carol Elkins	Sterling Township	
Thomas Carol Elkins	Thomas William Alan		Parcel A
McAlpin Andrew J	Parzych Hubert	Lake Township	
McAlpin Donna	Parzych Iwona		Lot 1392
Aimino Dino R	Kennedy James	Lake Township	
Aimino Karen L			Lot 3455
Deobil Kimberly F	Powers Ryan D	Salem Township	
	Powers Brittany M		Lot 731
Rizzo Lisa A	Hartwig Camille	Lake Township	Lot 2840
Stinnard Bonny	Tedesco Kyle P	Honesdale Borough	
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	Bilardi Patricia J		Lots 21 & 22
Kakareka Robert J	Kakareka Robert J	Lehigh Township	
	Bilardi Patricia J		Lot 20
Clark Douglas H	Clark Douglas H	Lake Township	
Clark Laura A			Lot 3375

Krooss George A	Paquette Roxanne J	Preston Township
Krooss Geraldine A		
Virbitsky Anthony	Mueller David E	Damascus Township
	Mueller Jacquelyn A	Lot 1
Avery Jean A	Avery Ricky J	Berlin Township Avery Debbie L
Avery Jean A	Avery Randee Starr	Berlin Township
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COURT CALENDAR

April 8, 2019–April 12, 2019

Monday, April 01, 2019

Monday, April 08, 2019

Time 9:00 AM
Subject Status Conferences
 9:00 325-2018-CV Trapper v. Richard, Paul and GertrudeMartzen
 Henry/Rydzewski /Pro se/Pro Se
 9:15 467-2018-CV Bouchard v. Ciszak Atty. Hunt /A. Starry
 9:30 206 & 207-2018-CV Laurel Hill Estate v. Scordo Gregory/Rydzewski
 9:45 (Writ of Summons) 312-2018-CV At&T Umbrella Brenner/Pro Se
 10:15 553-2018-CV Bissou v. Hideout Morgan 610-667-7511/Marconi
 10:45 606-2018-CV Pykus v. Guinther Bugaj/Magnotta
 11:00 607-2018-CV Leonard v. Manning Toczydlowski/
 11:15 282-2018-CV MBC Ventures, LLC v. LH Consultants Corp, Mack,
 Henderson Bifulco/Pro Se
 11:30 287-2018-CV American Express v. Sullivan Oei/Pro Se

Time 9:00 AM
Subject Zemanek v. Zemanek 219-2018-DR
 Contempt of Custody Order
 Pro Se/Pro Se

Time 10:00 AM
Subject In Re: R.F. 26-2019-OCD
 Guardianship hearing
 Wilson/Marin II

Time 10:30 AM
Subject Reilly v. Petrocine 669-2013-DR
 Petition to Intervene
 Bugaj/Pro Se/Martin II

Time 11:30 AM
Subject In Re: L.M. 4-2019DP
 Adjudication
 Rechner/Collins/Ellis

Time 1:00 PM
Subject Commonwealth v. Scott Gerald Bush 231-2018-CR
 Non-Jury Trial
 DA/Farrell

COURT CALENDAR*April 8, 2019–April 12, 2019***Tuesday, April 09, 2019**

Time 9:00 AM
Subject Motions Court

Time 9:30 AM
Subject In Re: J.O. 2& 3-2019-AD
 Termination of Parental Rights
 Rechner/Ellis/Collins/Martin II

Time 10:00 AM
Subject In Re: H.M.R. 4-2019-AD
 Argument on Mothers Preliminary Objections to the petition for
 Involuntary termination of parental rights.
 Bugaj/Rechner

Time 11:00 AM
Subject In Re: M.R. 1-2019-AD
 TPR-Dad
 Wilson/M.Farley/Ellis/ Martin II/Burlein

Time 1:00 PM - 4:00 PM
Subject Dependency Court
 1:00 F.E. 5-2018-DP(Perm Review-Master) Henry/Ellis/Fisher/Rechner
 1:30 I.F. 48-2004-DP (Perm Review-Master) Brown/Rechner
 2:00 X.G. 16-2017-DP (Perm Review-Master) Ellis/Rechner
 2:30 M.M. 31-2014-DP (Perm Review-Master) Wilson/Anderson/Henry
 3:00 J.S. 25-2018-DP (Perm Review-Master) Wilson/Anderson
 3:30 L.S. 4-2018-DP (Aggravated Circumstances-Master) Howell/
 Wilson/M.Farley/Ellis

Wednesday, April 10, 2019

Time 9:00 AM
Subject Central Court

Time 9:00 AM
Subject Swingle v. Williams 136-2016-CV & Halsey v. Swingle 362-2015-CV
 Trial on damages
 Bugaj/Treat/Clause/Tressler

Time 11:30 AM
Subject Drug Court Team Meeting

COURT CALENDAR

April 8, 2019–April 12, 2019

Time 12:30 PM
Subject Drug Court

Time 1:30 PM
Subject Estate of Patricia Thomas 25-2015-OCD
 Petition to withdraw as counsel
 Carrubba

Time 2:00 PM
Subject Trumbull v. Cosgrove 292-2007-DR
 Demand Support
 Bugaj

Thursday, April 11, 2019

Time 9:00 AM
Subject Motions Court

Time 9:30 AM
Subject Commonwealth Matters
 Sentencing
 480-2018-CR Rave, William Zimmerman
 319-2018-CR; 416-2018-CR Zepp, Rodney Ventrella
 282-2018-CR Yachymiak, Jesse Burlein Moved to PM
 494-2018-CR Cunningham, Cody Ellis
 452-2018-CR Big, Joseph Weed
 367-2018-CR Tunis, Barbara S. Ellis
 280-2018-CR Kemery, Daniel Steven Thompson
 432-2018-CR Trachtenberg, John Michael Lehutsky
 436-2018-CR Stanton, John Weed

Time 11:30 AM
Subject In re: Estate of Vaverchak 19-2019-OCD
 Wood/

Time 1:00 PM
Subject Commonwealth Matters
 GP
 Com v Virbitsky 38-2019-CR Anderson/Ellis

 Sentencing
 282 & 283-2018-CR Yachymiak, Jesse Burlein

COURT CALENDAR

April 8, 2019–April 12, 2019

Time 2:00 PM
Subject Commonwealth v. Mary L. Zaleta 377-2017-CR
Hearing on Defendants motion to modify restitution
DA/Henry

Friday, April 12, 2019

Time 9:00 AM
Subject PFA
527-2018-DR Duffy v. Acosta Legal Services/Collins
577-2018-DR Sloan-Dorais v. Korman Ellis/Pro Se

Time 10:00 AM
Subject In Re: A.E. 9-2017-DP; T.E. 10-2017-DP; I.E. 11-2017-DP
Perm Review-Judge
Wilson/Henry/Ellis

Time 1:00 PM
Subject Commonwealth v. William Tortora 46-2019-CR
Omnibus
DA/Zimmerman



CUSTODY CALENDAR

April 8, 2019–April 12, 2019

Monday, April 08, 2019

Time 9:15 AM
Subject Hall v. Hall 472-2014-DR
Divorce Hearing (Schloesser)
T. Farley/Henry

Time 1:15 PM
Subject Shupe v Garafalo 234-2009-DR 128-2007-DR
Custody Hearing (Wilson)
Pro se/Pro se/Campbell

Tuesday, April 09, 2019

Time 9:15 AM
Subject Brotzman v Farber 282-2017 Wyoming County Case
Custody Conf (Schloesser)
Cali/Albert-Heis/Karam

Time 10:15 AM
Subject Zemanek v. Zemanek 219-2018-DR
Custody Conference (Wilson)
Thomas/Pro Se

Time 1:15 PM
Subject Surace v. Surace 138-2019-DR
Custody Conference Schloesser
Farrell/Pro Se

Time 2:15 PM
Subject Lendenmann v Belles 153-2019-DR
Custody Conference (Schloesser)

Wednesday, April 10, 2019

Time 9:15 AM
Subject Bonker v. Powell 602-2015-DR
Custody Conference (Schloesser)
Cali/Campbell

Time 10:15 AM
Subject Armstrong v. Swendsen 621-2018-DR
Custody Conference (Schloesser)
Howell/Campbell

CUSTODY CALENDAR

April 8, 2019–April 12, 2019

Time 1:00 PM
Subject Lodini v. Gapp 77-2019-DR
Custody Conference (Wilson)
Bugaj/Thomas

Time 3:15 PM
Subject Perrotti v. Linn 547-2017-DR
Custody conference (Schloesser)
Campbell/Ellis

Thursday, April 11, 2019

Time 9:00 AM
Subject Schellberg v. Schellberg 529-2015-DR
Custody Hearing (Schloesser)
Bugaj/Campbell

Friday, April 12, 2019

Time 9:15 AM
Subject Bogarowski v Bogarowski 476-2017-DR
Divorce Conference (Schloesser)
Cali/DeCosmo

Time 10:15 AM
Subject Taylor v Danchak 94-2019-DR
Custody Conf (Schloesser)
Weed/

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